

NOTICE OF APPEAL AND PUBLIC HEARING

Form DS1700



The Department of Community Development has received an Appeal of a Land Use Decision, as described below. This Appeal is subject to public notice and public hearing pursuant to Clark County Code (CCC) Chapter 40.510.030(H)

The Clark County Hearings Examiner will conduct the public hearing on **September 22, 2005, at 7:00 P.M.**, at **City Hall, 210 E 13th St. Vancouver WA** (see attached map). Parking is available

At the hearing, the Examiner will consider the following:

Project Name: **FOREST CREEK SUBDIVISION**

Case Number: **APL2005-00016**

Location: NE 104th Street and NE 28th Avenue

Request: Subdivide approximately 6.3 acres into 17 single-family residential lots in the R1-6 zone district

Appeal Issues: Appeal of the determination of a Stormwater Curve Number of 64 for calculation of pre-existing stormwater runoff, instead of 72 as calculated by the applicant's engineer

Appellant: Erikson & Hirokawa, PLLC
Keith Hirokawa
Fourth Floor, Main Place
1111 Main Street, STE 402
Vancouver, WA 98660-2958
(360) 696-1012

Owner: Steven M. Nelson
2808 NE 104th Avenue
Vancouver, WA 98663

Date of Notice: June 6, 2005

Hearing Examiner: Joe Turner

**Neighborhood
Contact:**

Sherwood Hills Neighborhood Association
Dick Durland, President
10525 NE Sherwood Drive
Vancouver, WA 98686
576-0981
E-mail: durland2002@hotmail.com

Staff Contact: Richard Daviau, Extension 4895

Legal Description of Property:

189492-000, 189537-000, and 189553-000 located in the Southeast Quarter of Section 35, Township 3 North, Range 1 East of Willamette Meridian

Applicable Laws:

Clark County Code Sections: Title 15 (Fire Protection), Title 24 (Public Health), 40.220.010 (Single-Family Residential Districts), 40.260.080 (Forest Practices), 40.350 (Transportation and Circulation), 40.370 (Sewer and Water), 40.380 (Stormwater and Erosion Control), 40.430 (Geologic Hazard Areas), 40.440 (Habitat Conservation), 40.450 (Wetland Protection), 40.540 (Land Division), 40.570 (SEPA), 40.610 (Impact Fees), and RCW 58.17

Public Information Available:

The appeal document and case file, the Staff Report & Decision under appeal, the case file for the site plan review application, and the Clark County Code are available for review by the public during office hours at the Department of Community Development, 1408 Franklin Street, Vancouver WA. A Staff Report and Recommendation to the Hearing Examiner will be prepared by staff and available to the public two weeks prior to the public hearing.

Public Testimony Process:

Any person wishing to present testimony should arrive by **7:00 p.m.** at City Hall, 210 E 13th Street Vancouver, Washington.

Faxed & Written Testimony

Testimony can be faxed to the Development Services Division at (360) 397-2011, Attn: **Susan Rice**. Written testimony can be mailed or hand delivered to the Customer Service Center, Department of Community Development, Development Services Division, 1300 Franklin Street, P.O. Box 9810, Vancouver, WA 98666-9810. Faxed, mailed or delivered testimony must be received at the Customer Service Center by **1:00 P.M., the day of the hearing**. Other written or verbal testimony may be presented and considered at the public hearing.

Appeal Process:

The Hearing Examiner normally issues a decision within two weeks from the close of the public hearing. In accordance with Clark County Code 18.600.100, appeals of Hearing Examiner decisions must be filed with the Board of County Commissioners within fourteen (14) days of the mailing of the Hearing Examiner's written decision. Hearings Examiner decisions on any SEPA procedural appeal cannot be further appealed to the Board of County Commissioners. Such appeals must pursue judicial review.

Appeals must be in writing and contain a brief statement describing why the Hearing Examiner's decision is in error. The appeal must be accompanied by check in the amount of **\$286**. Checks shall be made payable to the Board of County Commissioners.

Accommodation of Physical Impairments:

The Public Service Center is wheelchair accessible. For persons requiring auxiliary aids or special arrangements in order to participate in this hearing, please contact the Development Services Division as far in advance of the hearing date as possible. To request these arrangements, please contact Susan Rice at (360) 397-2375, Ext. 4075 or call the Telecommunications Device for the Deaf (TDD) line at (360) 737-6057.

**Public Service Center
Department of Community Development
1300 Franklin Street
P.O. Box 9810
Vancouver, WA. 98666-9810
Phone: (360) 397-2375; Fax: (360) 397-2011
Web Page at: <http://www.clark.wa.gov>**

Or contact Richard Daviau @ Richard.Daviau@clark.wa.gov